

Before the Board of Zoning Adjustment, D. C.

Application No. 11713, of Eugene Logan, pursuant to Section 8207.2 of the Zoning Regulations for permission to change a non-conforming use from a machine shop 1st and 2nd floors to an automobile repair garage 1st floor, in the R-4 zone located at 321 K Street, N. W. (rear), lot 801, Square 775.

Hearing Date: October 16, 1974

Decision Date: October 25, 1974

FINDINGS OF FACT:

1. The subject property is located in the R-4 zone which is primarily a residential district which permits conversions from single-family dwellings to multiple dwellings.

2. The existing non-conforming use (automobile repair garage) is a use which would be permitted in the most restrictive zone in which the existing non-conforming use is permitted as provided by Section 7304.2 of the Regulations.

3. The proposed non-conforming use (automobile repair garage) is a use which would be permitted in the most restrictive zone in which the existing non-conforming use is permitted as provided by Section 7304.2 of the Regulations.

4. No opposition having been registered at public hearing, the Board finds that the proposed use would not be objectionable to nearby and adjoining property.

CONCLUSIONS OF LAW:


Based upon the above findings, and evidence of record, the Board is of the opinion that the proposed use, if granted, would not be objectionable, and concludes, that, if granted, the requested special exception for a change of non-conforming use is in harmony with the purpose and intent of the Zoning Regulations and would not have an adverse effect upon the neighborhood in which it would be located.

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ORDERED: That the above application be granted subject the condition that
no automobiles shall be parked outside of garage awaiting repairs.

VOTE: 4-1 (Lilla Burt Cummings, Esq. dissenting.)

BY ORDER OF D. C. BOARD OF ZONING ADJUSTMENT

ATTESTED BY: 
JAMES E. MILLER
Secretary of the Board

FINAL DATE OF ORDER: JUL 07 1975

THAT THE ORDER OF THE BOARD IS VALID FOR A PERIOD OF SIX MONTHS ONLY
UNLESS APPLICATION FOR A BUILDING AND/OR OCCUPANCY PERMIT IS FILED WITH THE
DEPARTMENT OF ECONOMIC DEVELOPMENT WITHIN A PERIOD OF SIX MONTHS AFTER THE
EFFECTIVE DATE OF THIS ORDER.